

The Regular Meeting of the Board of Trustees was held on Thursday, October 10, 2024 at the Lawrence Village Hall, 196 Central Avenue, Lawrence, New York 11559.

Those members present were: Mayor Samuel (Shlomo) Nahmias

Deputy Mayor Tammy M. Roz

Trustee Aaron M. Parnes

Trustee Aaron Felder

Trustee Steven Gottesman

Also present were:

Gerry Castro, Village Administrator

Lina Fusco, Village Treasurer

Village Attorney, John E. Ryan, Esq.

Alison Cohen, Secretary to the BOT

The Board convened in Work Session at 7:00 p.m. to discuss various agenda items.

WORK SESSION

Board Action: No Board action was taken.

Work Session ended at 8:05 p.m.

REGULAR MEETING

Board Action: Trustee Felder moved the approval to open the Regular meeting. Trustee Gottesman seconded the motion. All in favor.

Mayor Nahmias called the Regular Meeting to order at 8:08 p.m.

PUBLIC HEARINGS

October 10, 2024

Public Hearing #1 regarding the proposed Local Law of 2024 to amend the Village Code regarding Zoning Code §70-11 regarding permits and grade deviations

Board Action: This item was tabled/adjourned until the next BOT meeting, on November 14, 2024.

Public Hearing #2 regarding the proposed Local Law of 2024 to amend the Village Code for Zoning

Board Action: This item was tabled/adjourned until the next BOT meeting, on November 14, 2024.

PLEDGE OF ALLEGIANCE

Approval of minutes: BOT September 12, 2024

Board Action: Trustee Felder moved the approval of the September 12, 2024 BOT meeting minutes. Trustee Parnes seconded the motion. All in favor.

GOOD & WELFARE

- 1) Blanche Lerer of 2 Wentworth Place explained that Stevens Place, which has a cul-de-sac, has an issue with cars exiting the street without stopping and looking, onto Wentworth Place (where she has the right of way). She stated: "They are just pulling out". In addition, there is construction at the corner with a large wooden fence, prohibiting clear vision at the intersection. Ms. Lerer requested a stop sign at this "T" intersection. Mayor Nahmias responded that first, the Village would look into the matter to try to resolve the issue.

Ms. Lerer stated that she read last week's newspaper and inquired about the money "allocated" from NYS Legislator Howard Kopel. Mayor Nahmias responded that since the last Board meeting, the money from Presiding Officer of the Legislature, Howard Kopel came after the last Board meeting. The Mayor went on to say that he has spoken to Hon. Kopel, who is in charge of this District, lives in Lawrence, cares about Lawrence, who said there is money that he can allocate for us. (that came after). The amount is not confirmed, but could be up to \$200,000.00, that the Village could benefit from, to beautify our Village and help with the lighting situation. Having said that, the Mayor went on to say: Senator Patricia Canzoneri-Fitzpatrick (who is our State Senator), has already instituted a grant, that we just submitted our bids for, that involve fixing the Route 878 lighting; and that's specific to the Route 878 lighting. So, we're figuring with potentially up to \$200,000.00, and a \$50,000.00 contribution from the Village, approximately \$250,000.00 will be reinvested into the community; in terms of trimming trees, sidewalks, etc.; and we've already started. Another thing is that we're bringing on a DPW employee that knows how to fix sidewalks, and that's going to be very important." Discussion ensued in this regard as well as contacting New York State per their responsibility to clean up the area near Wentworth Place and Westover Place on Route 878.

- 2) Paris Popack of 371 Kenridge Road, inquired as to what's happening with the Board's opposition to the development across the tracks. Ms. Popack went on to ask: "How are you officially objecting; I'm assuming all of you are?". Mayor Nahmias responded: "As you know, I spoke up in opposition of it. Everybody on this Board feels the same way about that. And right now, as you know, they've sued the Town of Hempstead, it's been in the papers. Right now, we're being advised that there is nothing for the Village of Lawrence to do because nothing has been approved to commence construction on that project. You've been a Deputy Mayor and a sitting Trustee, and you know the finances of the Village right now". "And it's not like the Village can start suing to be involved and then get countersued by a developer and then having to play a saga". "I think we need to see what the Town of Hempstead does right now since the Town is the party that has been sued". The Mayor asked Village Counsel John Ryan if he agreed and he affirmed that he did., and to let it "play out; you have to". Mayor Nahmias continued to explain that the Village is trying to work in concert with Nassau County and obtain help with the funding/finances for Village projects. He added: "We're trying to have a good relationship with them; and they know our position, and I've voiced it. I think that we all feel the concern that we have with what's coming back here. And right now, as it looks, nothing's coming back here, because they're in litigation." Discussion ensued in this regard. Ms. Popack requested the Board do more and a heated discussion ensued regarding personal efforts (as a private citizen/resident) versus efforts as a Board (member). Trustee Gottesman, asked "Why are you rolling your eyes? "Why is that not good for you?" "The real question is what are we doing differently than you did?" Mayor Nahmias added: "Why didn't you sue when this whole thing came out years ago, when you were in office? You were a Trustee for many years and a Deputy Mayor." Ms. Popack: "I did bring it up, ask Mayor Edelman. Don't ask me. Ask Mayor Edelman." "Mayor Edelman" was working behind the scenes. Deputy Mayor Roz, "I never heard you bring it up one time. I knew everything in detail about the Woodmere Club and was opposed. I knew everything about the Pearsall Project and was opposed. I never heard anything, and this is in our backyard." discussion ensued

The Mayor confirmed that he spoke up and was vocal in opposition of the development and Ms. Popack affirmed that he did the right thing and that she wanted him to continue to "do the right thing". Mayor Nahmias stated that he and the Board would continue to do whatever they could do through diplomatic channels and fiscal prudence, considering that these projects are not within the Village's purview or boundaries, and litigation could run into millions of dollars, that the Village does not have. The Mayor and Board reiterated their opposition to the overdevelopment projects but added that they need to be strategic and

methodical in how they proceed. The Mayor thanked Ms. Popack for her concern and input.

- 3) Blanche Lerer inquired regarding the previous idea mentioned about making Lawrence Avenue a one-way street between Central Avenue and the LIRR tracks, as a deterrent to the development of the aforementioned property. Mayor Nahmias responded that the Village is getting proposals for a traffic study to see the feasibility and possible deterrence of same.

NEW BUSINESS

Item #1 – Approve Abstracts #'s

General Fund	# 1270, 1271, 1272, 1273, 1274, 1275, 1276, 1277, 1278
Recreation Fund	# 903, 904, 905, 906, 907, 908, 909, 910, 911, 912
Payroll Fund	# 083024, 091324, 092724

Board Action: Trustee Felder moved to approve General Fund Abstracts #1270, #1271, #1272, #1273, #1274, #1275, #1276, #1277 and #1278; Recreation Fund Abstracts #903, #904, #905, #906, #907, #908, #909, #910, #911 and #912; and Payroll Fund Abstracts #083024, #091324 and #092724. Trustee Gottesman seconded the motion. All in favor.

Item #2 – This item was removed

Item #3 – Approve Resolution to declare the two (2) LY&CC golf simulators (purchased from Rain or Shine Golf) as surplus and the selling of same

Board Action: Deputy Mayor Roz moved to approve a Resolution to declare the two (2) LY&CC golf simulators (purchased from Rain or Shine Golf) as surplus and the selling of same. Trustee Parnes seconded the motion. All in favor.

Item #4 – LY&CC Status Report – Approve 2025 LY&CC Membership Rates

LY&CC General Manager Kevin Dudleston presented the LY&CC GM Report for October 2024, attached hereto as Exhibit “A”; and the 2025 LY&CC Membership Rates attached hereto as Exhibit “B”.

Board Action: Approval of the 2025 LY&CC Membership Rates attached hereto as Exhibit “B”, were tabled. Further discussion is needed in this regard.

Item #5 – Appointments and Designations

Mayor Nahmias affirmed that he appointed Julie Verschleiser to the Board of Building Design, to fill the vacancy left by Shoshana Weinstock's resignation, after her great service. Attached hereto as Exhibit "C"

Board Action: Mayor Nahmias moved the approval to affirm Julie Verschleiser's appointment to the Board of Building Design; filling the vacancy left by Shoshana Weinstock's resignation. Trustee Felder seconded the motion. All in favor.

Item #6 – Authorize the Mayor to settle the Goldstein lawsuit pending further and final review

Board Action: Deputy Mayor Roz moved the approval to authorize the Mayor to settle the Goldstein lawsuit pending further and final review. Trustee Parnes seconded. All in favor.

Item #7 – Authorize the Mayor to settle the Sharaby lawsuit pending further and final review

Board Action: Deputy Mayor Roz moved the approval to authorize the Mayor to settle the Sharaby lawsuit pending further and final review. Trustee Gottesman seconded the motion. Trustee Parnes recused himself. All in favor.

Item #8 – Approve Resolution regulating installation of new tree/shrub plantings in relation to the distance between the sidewalk or curb (if no sidewalk exists)

Mayor Nahmias explained that the Village has received a number of complaints, wherein, people have planted trees very close to the sidewalk; and when planted are baby trees that grow and have their branches hanging all over the sidewalk, making it difficult if not impossible to walk. The Mayor added that the same issue exists when there is no sidewalk and the trees grow larger, encroaching on street passage and parking.

Board Action: Trustee Gottesman moved the approval of a Resolution regulating the installation of new tree/shrub plantings to be at least three (3) feet from the edge of foliage to the sidewalk or curb (if no sidewalk exists). Deputy Mayor Roz seconded the motion. All in favor.

Village Administrator Gerry Castro added that this Resolution is in addition to already existing Village Code, mandating the pruning and maintenance for existing shrubs/trees to be at least six (6) inches from the curb.

On motion by Trustee Felder, seconded by Trustee Gottesman and unanimously approved, the Board adjourned at 8:43 p.m.

Incorporated Village of Lawrence October 10, 2024

This is to certify that I, Gerry Castro, read the preceding minutes, and they are in all respects a full and correct record of such proceedings.

A handwritten signature in cursive script, appearing to read "Gerry Castro", is written over a horizontal line.

Gerry Castro, Village Administrator

EXHIBIT A

Lawrence Country Club GM Report – October 10th, 2024



MEMBERSHIP NUMBERS, NEW MEMBER AND RENEWAL COUNTS.

- No new Memberships for September as we are awaiting on approval of 2025 Membership Dues.
- Currently have 12 Potential new Members on our Call List.
- A member survey was distributed at the end of September. The survey closes on October 8th.

GOLF	RES	NON-RES	TOTAL	2023
PLATINUM	12	91	103	105
GOLD	17	113	130	95
SILVER	5	71	76	72
BRONZE	9	122	131	120
FAMILY	1	24	25	26
EXEC FAMILY	0	2	2	1
JUNIOR	26	44	70	46
TOTAL FULL MEMBER	70	467	537	465
REC ADULT	67		67	
REC SENIOR	18		18	
REC JUNIOR	33		33	
TOTAL	188		655	

TENNIS	RES	NON-RES	TOTAL	2023
PLATINUM	29	33	62	69
GOLD	24	1	25	22
SILVER	2	1	3	
FAMILY	3	3	6	2
EXEC FAMILY	0	1	1	
JUNIOR	6	1	7	8
REC PERMIT	19		19	
TOTAL	83	40	123	101

MARINA	RES	NON-RES	TOTAL	2023
TOTAL	30	74	104	99

CLUBHOUSE

Greenview (Non-Kosher)	Chap a Nosh (Kosher)
9 events <ul style="list-style-type: none"> • 4 Golf Outings • 2 Club Events • 3 Weddings 	2 events <ul style="list-style-type: none"> • 1 Mitzva • 1 Wedding

- Quarterly Fire Alarm Inspection was carried out.
- All-out-fire Semi Annual Inspection carried out in Clubhouse Kitchen and Snack Bar
- **Boiler Repairs**
 - Replacement of Circulator and additional circulator for Emergency
 - Replacement of Hot Water Circulator Pump.
 - Service Call to install Igniters. 3 Additional igniters to be replaced in October.

COURSE AND GROUNDS

- Annual Fall aerification on all Greens were carried out the week after Labor Day Monday. Completed with great success and greens have healed nicely.
- Slit-Seeding of rough for a fuller look was carried out on holes 2, 6, 12 and 17. Rough grass was de-thatched prior to seeding.

GOLF OPERATIONS

- For September we had 2927 rounds which is average for September.
- Golf Shop Revenue met projected targets.
- 4 Golf Outings for the month of September were carried out without issue.
- The Labor Day Outing was a huge success with 60 participants competing in this fun even open to all members of the club.



TENNIS & PICKLEBALL OPERATIONS

- The Pickleball Courts have finally been completed. A very successful Ribbon Cutting ceremony was held with over 25 participants on Friday, September 20th. Following the ceremony, complimentary instruction and games were offered to those attending. An article in the Local Long Island Herald was published showcasing the event.



EXHIBIT B

2025 MEMBERSHIP DUES APPROVED AT PARK ADVISORY MEETING 09.25.24

2025 RECREATION PERMIT PRIVILEGES

GOLF	TENNIS / PICKLEBALL
<ul style="list-style-type: none"> • \$500 Adult \$175 Junior • Tuesdays – Thursdays: Anytime • Fridays: After 1:00pm • Weekend or Holiday Play After 2:00pm • Tee-Times booked 2 days in advance 	<ul style="list-style-type: none"> • \$250 for 10 Plays No Renewals • Upgrade to Platinum Only • Sat – Thur: After 1:00pm • No Play Fridays • No Night Tennis

2025 MEMBERSHIP DUES

*** Gold Membership now only until the Age of 35 & Current Gold Members Grandfathered for 3 years*

NON-RESIDENT GOLF						
Member Type	2024 Rate	Count	2025 Rate	% CHANGE	\$ CHANGE	ADDTNL REVENUE
Platinum	\$7,300	91	\$7,950	8.90%	\$650	\$59,150
Gold	\$3,650	113	\$4,250	16.44%	\$600	\$67,800
Silver	\$5,095	71	\$5,600	9.91%	\$505	\$35,855
Bronze	\$3,795	122	\$4,275	12.65%	\$480	\$58,560
Family	\$9,950	24	\$10,950	10.05%	\$1,000	\$24,000
Exec. Family	\$11,330	2	\$12,450	9.89%	\$1,120	\$2,240
Junior	\$550	44	\$625	13.64%	\$75	\$3,300
						\$250,905
RESIDENT GOLF						
Member Type	2024 Rate	Count	2025 Rate	% CHANGE	\$ CHANGE	ADDTNL. REVENUE
Platinum	\$3,820	12	\$3,975	4.06%	\$155	\$1,860
Gold	\$1,925	17	\$2,125	10.39%	\$200	\$3,400
Silver	\$2,675	5	\$2,675	0.00%	\$0	\$0
Bronze	\$1,570	9	\$1,800	14.65%	\$230	\$2,070
Family	\$5,365	1	\$5,475	2.05%	\$110	\$110
Exec. Family	\$5,665	0	\$6,225	9.89%	\$560	\$0
Junior	\$335	26	\$375	11.94%	\$40	\$1,040
						\$8,480
Golf Rec Permit						
Adult Rec.	450	60	\$500	11.11%	\$50	\$3,000
Senior Rec.	450	17	\$500	11.11%	\$50	\$850
Junior Rec.	125	30	\$200	60.00%	\$75	\$2,250
						\$6,100
ADDITIONAL GOLF REVENUE TOTAL						\$265,485

NON-RESIDENT TENNIS						
Member Type	2024 Rate	Count	2025 Rate	% CHANGE	\$ CHANGE	REVENUE
Platinum	\$1,650	33	\$1,750	6.06%	\$100	\$3,300
Gold	\$1,150	1	\$1,225	6.52%	\$75	\$75
Silver	\$1,270	1	\$1,350	6.30%	\$80	\$80
Family	\$1,950	3	\$2,075	6.41%	\$125	\$375
Exec. Family	\$2,750	1	\$2,900	5.45%	\$150	\$150
Junior	\$350	1	\$400	14.29%	\$50	\$50
						\$4,030
RESIDENT TENNIS						
Member Type	2024 Rate	Count	2025 Rate	% CHANGE	\$ CHANGE	REVENUE
Platinum	\$1,150	29	\$1,225	6.52%	\$75	\$2,175
Gold	\$800	22	\$850	6.25%	\$50	\$1,100
Silver	\$875	2	\$925	5.71%	\$50	\$100
Family	\$1,455	3	\$1,525	4.81%	\$70	\$210
Exec. Family	\$2,050	0	\$2,150	4.88%	\$100	\$0
Junior	\$200	6	\$225	12.50%	\$25	\$150
						\$3,735
Tennis Rec Permit						
Adult Rec. Permit	200	14	\$250	25.00%	\$50	\$700
						\$700
ADDITIONAL TENNIS REVENUE TOTAL						\$8,465
ADDTNL. REVENUE TOTAL						\$273,950

NEW MEMBERSHIP CATEGORIES

FULL GOLF & RACQUET MEMBERSHIP					
Membership Type	Rate	Count	2025 Rate		
NR Platinum	-	-	\$8,825	-	-
NR Gold	-	-	\$4,860	-	-
RESIDENT Platinum	-	-	\$4,580	-	-
RESIDENT Gold	-	-	\$2,550	-	-

EXHIBIT C

Appointments & Designations FY 2024-2025

ITEM #5

<u>Name</u>	<u>Designation</u>	<u>Term Length</u>	<u>Expires July First</u>
<u>ELECTED:</u>			
Shlomo (Sam) Nahmias	Mayor	2	2026
Tammy M. Roz	Deputy Mayor	2	2025
Aaron M. Parnes	Trustee	2	2025
Aaron Felder	Trustee	2	2026
Steven C. Gottesman	Trustee	2	2026
Gary Mandel	Justice	4	2028
<u>APPOINTED:</u>			
Tammy M. Roz	Deputy Mayor	1	2025
Shlomo (Samuel) Nahmias	Commissioner - Police*	1	2025
Aaron Felder	Commissioner - Fire*	1	2025
Steven C. Gottesman	Commissioner - Finance*	1	2025
Aaron Felder	Commissioner - Public Works/Highway*	1	2025
Aaron M. Parnes	Commissioner - Sanitation*	1	2025
Tammy M. Roz	Commissioner - Parks & Recreation*	1	2025
Gerry Castro	Village Administrator, Marriage Officer, Records Mgmt, Records Access Officer	1	2025
Lina Fusco	Clerk/Treasurer, Budget	1	2025
Lina Fusco	Village Treasurer	1	2025
John Ryan, Esq.	Village Attorney	1	2025
John Ryan, Esq.	Village General Counsel*	1	2025
Trudy Stern	Associate Village Justice	1	2025
Karen Sarnelli	Clerk to the Village Justice	1	2025
Steven E. Losquadro, Esq.	Counsel to ZBA, BBD & Planning Bd	1	2025
Saul Bienenfeld, Esq.	Deputy Prosecutor*	1	2025
Bruce Mael, Esq.	Deputy Prosecutor*	1	2025
Mark Schreck, Esq.	Deputy Prosecutor*	1	2025
Marc Mullen	Deputy Prosecutor*	1	2025

Lina Fusco	Assessor	3	2027
Ruven (Randy) Guttman	Village Historian*	1	2025
Lina Fusco	Registrar	1	2025
Gerry Castro	Deputy Registrar	1	2025
Christine Polizzi	Deputy Registrar	1	2025
Danny Vacchio	Superintendent of Buildings	1	2025
Frank Franzese	Superintendent of DPW	1	2025
Frank Franzese	Superintendent of Highways	1	2025
	<u>Zoning Board of Appeals</u>		
	Chairman, Lloyd Keilson	3	2025
	Danny (Melvin) Hiller	3	2026
	Philip Kerstein	3	2025
	Elliot Moskowitz	3	2027
	Edward Gottlieb	3	2026
	Alternate, Mark Bergmann	1	2025
	Alternate, Ruth Jungreis	1	2025
	Alternate, Mimi Fragin	1	2025
	<u>Board of Building Design</u>		
	Chmn, Barry Pomerantz	1	HOLDOVER
	Barbara Kupferstein	1	HOLDOVER
	Ron Deutsch	1	2025
	Chava Lowy	1	2025
	Julie Verschleiser	1	2025
	Alternate, Max Katz	1	HOLDOVER
	Alternate, Joseph Davidson	1	HOLDOVER
<u>Name</u>	<u>Designation</u>	<u>Term Length</u>	<u>Expires</u>
	<u>Planning Board</u>		<u>July First</u>
	Chairman, Noah Fleschner	5	2026
	Mordy Sohn	5	2025
	Joseph Fein	5	2029
	Benjamin Lopata	5	2028
	Menachem (Michael) Pinter	5	2027
	Alternate,	1	
	Alternate,	1	
	<u>Park Advisory Council</u>		

	Co-Chmn., Dr. Sheldon Genack	1	2025
	Co-Chmn., Carolyn Argento	1	2025
	Vice Chmn., Marc Gelbtuch	1	2025
	Miles Fisher	1	2025
	Francine Sicklick	1	2025
	Julius Fragin	1	2025
	Randy Green	1	2025
	David Decter	1	2025
	Israel Wolfson	1	2025
	Michael Weisz	1	2025
	Dr. Joseph Felder	1	2025
	Dr. Tammy M. Roz - LIAISON		
	Tree City Committee - Chairman		
	Edward Gottlieb	1	2025
	Safety Committee - Chairman		
	Gerry Castro	1	2025
	Beautification Committee		
	Chairman. Naomi Berger *	1	2025
	Rebbitzen Horowitz*	1	2025
	Jeanette Schechter*	1	2025
Flushing Commercial Bank	} Official Depositories*	1	2025
Flagstar Bank	} Official Depositories*	1	2025
Town Village Aircraft Safety & Noise Abatement Committee	Akiva Lubin*	1	2025
Liaison to Nassau County Office of Emergency Management	Dr. Marc Sicklick*	1	2025
Name	Designation	Term	Expires
Satty, Levine & Ciacco, CPAs, P.C.	Village Auditors to audit annual reports of finance of the Village*	1	HOLDOVER
Herald	Official Newspaper*	1	2025
General Code Publishers	Code Publishers*	1	2025
Cameron Engineering & SHL Engineering, P.C.	Village Engineers*	1	2025
Meetings:			

Board of Trustees: Meetings 2nd Thurs at 8:00 pm.			
Board of Building Design: Meetings 1st Monday at 7:15 pm			
Board of Zoning & Appeals per calendar			
Authorized Signatures for checks:	Mayor, Deputy Mayor, Treasurer		
	No facsimiles except for Payroll		

***Legally, at will; description of term is custom only.**